

ORDINANCE NO. 20051006-034

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 12509 NORTH LAMAR BOULEVARD FROM COMMUNITY COMMERCIAL-CONDITIONAL OVERLAY (GR-CO) COMBINING DISTRICT TO COMMUNITY COMMERCIAL-CONDITIONAL OVERLAY (GR-CO) COMBINING DISTRICT.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from community commercial-conditional overlay (GR-CO) combining district to community commercial-conditional overlay (GR-CO) combining district on the property described in Zoning Case No. C14-05-0064, on file at the Neighborhood Planning and Zoning Department, as follows:

Lot 1, Block A of the Parmer Meadows Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Document No. 200100238 of the Official Public Records of Travis County, Texas (the "Property"),

locally known as 12509 North Lamar Boulevard in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "A".

PART 2. The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

A site plan or building permit for the Property may not be approved, released, or issued, if the completed development or uses of the Property, considered cumulatively with all existing or previously authorized development and uses, generate traffic that exceeds 2,880 trips per day.

Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the community commercial (GR) base district and other applicable requirements of the City Code.

PART 3. This ordinance takes effect on October 17, 2005.

PASSED AND APPROVED

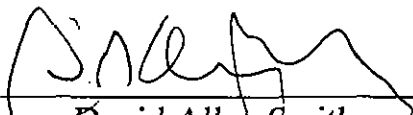
October 6, 2005

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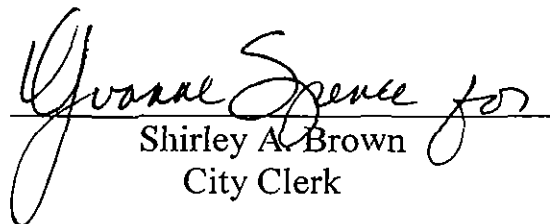
Will Wynn
Mayor

APPROVED:

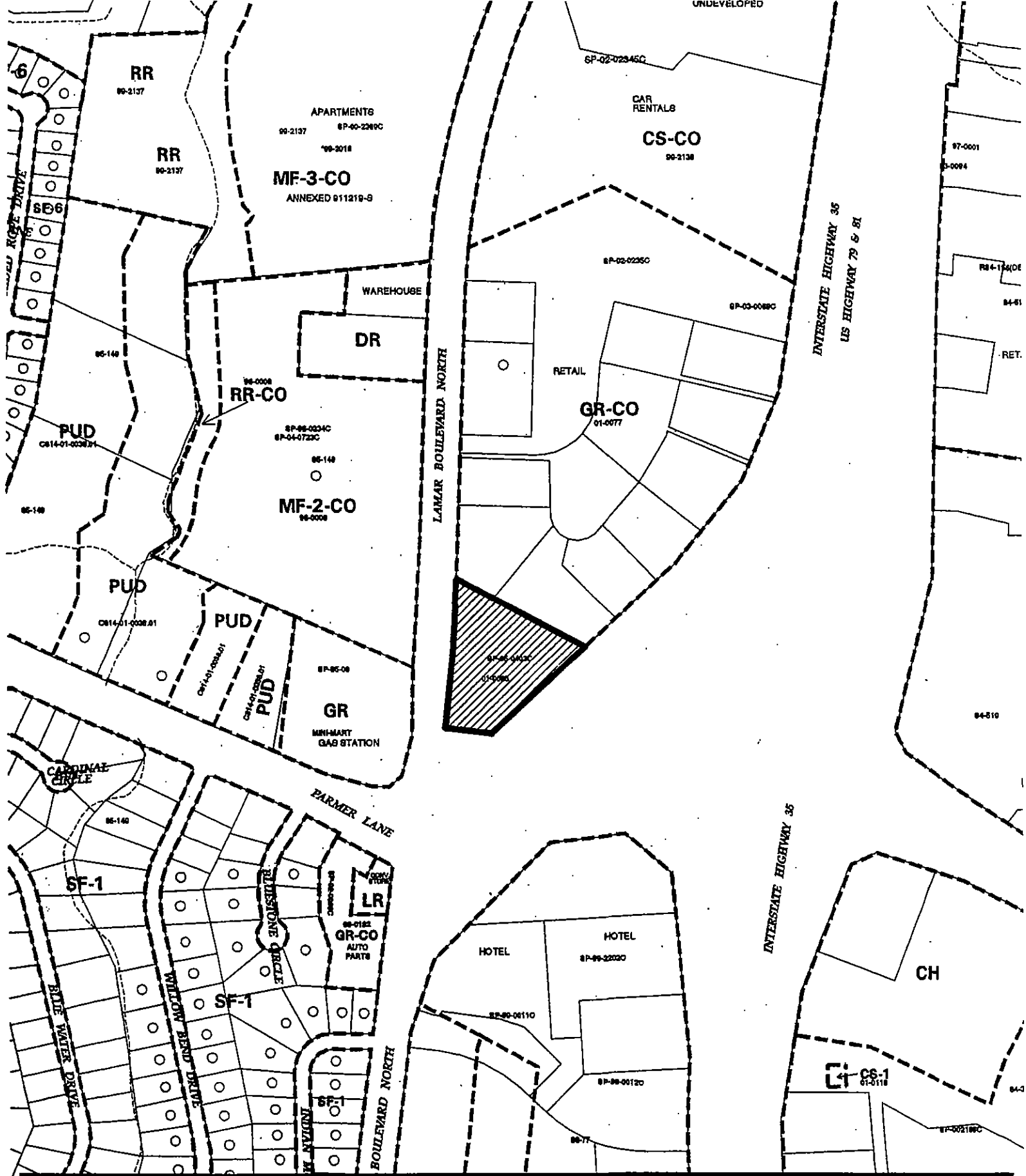






David Allan Smith
City Attorney

ATTEST:



Shirley A. Brown
City Clerk



 1" = 400'	SUBJECT TRACT 	ZONING EXHIBIT A		CITY GRID REFERENCE NUMBER M34
	PENDING CASE 			
	ZONING BOUNDARY 	CASE #: C14-05-0064 ADDRESS: 12509 N LAMAR BLVD SUBJECT AREA (acres): 2.965	DATE: 05-05 INTLS: SM	
	CASE MGR: S.GAGER	VACANT		